

LOT 7 DONOVAN WOODLANDS S/D.
929-2209, 942-706, WD 1098-57, W

HILL BRUCE WAYNE
485 SW DONOVAN GLN
LAKE CITY, FL 32024

2026

33-4S-16-03265-307



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100

Quality	05	05
DOR CODE	0200 MOBILE HOME	
MAP NUM		01
NEIGHBORHOOD/LOC	33416.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100		1,488	90,703
BAS	576	100	2023	576	35,111
FOP	240	35		84	5,121
UOP	170	25		42	2,560
TOTALS	2,474			2,190	133,495

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0070	CARPORT UF	0 100	18	18	324.00	UT	3.00	3.00	75	2002
2	0294	SHED WOOD/	0 100	12	16	1.00	UT	0.00	0.00	100	2007
3	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	
4	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2007
5	9945	Well/Sept	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	
6	0296	SHED METAL	0 100	0	0	1.00	UT	0.00	0.00	100	2007
7	0030	BARN, MT	0 100	24	25	600.00	UT	18.00	18.00	100	2023
8	0166	CONC, PAVMT	0 100	0	0	1.00	UT	300.00	300.00	100	2023
9	0190	FPLC PF	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	2023

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100			0.00	0.00	1.00	LT	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0201	02	2,190	117.9000	110.83	242,718	2001	2001	0	0	0 45.00	55.00
1 MANUF 1		100% - 2010				Heated Area: 2064			HX Base Yr 2010		
5 10 24 34 24 31 5 12 21 27 48 48 FOP UOP BAS BAS 2023											

COLUMBIA COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION BY						STANDARD					
Tax Group: 3						Tax Dist:					
BUILDING MARKET VALUE						133,495					
TOTAL MARKET OB/XF VALUE						31,217					
TOTAL LAND VALUE - MARKET						55,000					
TOTAL MARKET VALUE						219,712					
SOH/AGL Deduction						89,852					
ASSESSED VALUE						129,860					
TOTAL EXEMPTION VALUE						13 HX HB 129,860					
BASE TAXABLE VALUE						0					
TOTAL JUST VALUE						219,712					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						219,712					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045756	Roof Replacement	6,500	10/24/2022
000043362	Storage Building	13,500	12/10/2021
26050	M H	342	07/24/2007
18472	M H	125	07/03/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1453/2688	12/03/2021	LE	U	I	14	100	
GRANTOR: HILL BRUCE WAYNE							
GRANTEE: HILL BRUCE WAYNE							
1439/2506	5/24/2021	QC	U	I	11	0	
GRANTOR: HILL BRUCE							
GRANTEE: HILL BRUCE WAYNE							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[ORIG=0,0] W24 W24 S31 E21 E27 N31 \$											
FOP=[ORIG=-24,0] N10 W24 S10 E24 \$											
UOP=[ORIG=-48,0] N10 W5 S34 E5 N24 \$											
BAS=[YR=2023;ORIG=-48,31] E48 S12 W48 N12 \$											
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TOTAL OB/XF											
31,217											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	0200	C	MBL HM	100			0.00	0.00	1.00	LT	1.00